

Single Family Residence **RESIDENTIAL**

16395 RIDGE FIELD DR

RIVERSIDE, CA 92503

\$1,052,376 TopHap Estimate · \$257 / ft² · confidence 93 · as of Jun 23, 2026



4

BEDS

3.5

BATHS

4,094 ft²

LIVING AREA

0.29 ac

LOT SIZE

2006

YEAR BUILT

2

STORIES

2

PARKING

VALUATION

\$1.1M

\$979K low

\$1.1M high

Last Sale

\$520,000 · Apr 24, 2026

Est. Owner Equity

\$312,376

Loan-to-Value

70%

TAX & ASSESSMENT

Property Tax	\$15,047 (2025)
Assessed Value	\$1,020,000
Previous Assessed	\$1,000,000
Assessor Market Value	\$736,740

PROPERTY FACTS

Property Type	Single Family Residence
County	RIVERSIDE
Lot (acres)	0.29
Construction	Wood (Unspecified)
Roof	Tile
Heating	Central
Cooling	Central
Fireplace	Yes
Garage	Garage, Attached
Pool	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 1, 2026	Resale	Grant Deed	\$520,000	\$127	\$740K
Jun 16, 2024	Resale	Grant Deed	\$850,000	\$208	\$745K
Aug 3, 2021	Financing	Affidavit Of Death Of Joint Tenant			\$360K
Feb 21, 2008	Resale	Grant Deed	\$500,000	\$122	\$417K
Sep 12, 2007	Non-arms-length	Trustees Deed	\$778,328	\$190	
Aug 22, 2006	Financing	Intrafamily Transfer			\$714K
Mar 28, 2006	Resale	Grant Deed	\$703,000	\$172	\$562K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Hills Elementary School	Elementary	KG–5	0.2 mi
Hillcrest High School	High	9–12	1.1 mi
Villegas Middle School	Middle	6–8	1.5 mi

District: Alvord Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 92503

57 CRIME INDEX	105 AIR POLLUTION	96,024 POPULATION	\$87K MEDIAN IN-COME	64°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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